

GOVERNMENT OF TELANGANA
ABSTRACT

Municipal Administration & Urban Development Department - Hyderabad Metropolitan Development Authority - Change of land use from Agriculture / Conservation use to Residential use in Sy.Nos.569/Part, 570/Part and 573/Part of Aliabad (V), Shamirpet (M), Medchal-Malkajgiri District to an extent of Ac 20-34 ½ Gts. - Confirmation of Draft Variation - Notification - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (Plg.I(1)) DEPARTMENT

G.O.Ms.No. 107

Dated: 16-08-2024.

Read the following:-

1. From the M.C., HMDA, Lr.No.058296/MED/CLU/U6/HMDA/06122022, dt:28.03.2023 & 06.07.2023.
2. Minutes of CLU Committee held on 01.07.2023.
3. Govt. Memo No.5352/Plg.I(1)/2023, Dated:27.07.2023
4. From the M.C., HMDA, Lr.No.058296/MED/CLU/U6/HMDA/06122022, Dated:29.09.2023.
5. Govt. Letter No.5352/Plg.I(1)/2023, Dated:06.10.2023
6. From the M.C., HMDA, Lr.No.058296/MED/CLU/U6/HMDA/06122022, Dated:20.11.2023

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ORDER:

The draft variation to the land use envisaged in the notified Master Plan MDP-2031 issued vide G.O.Ms.No.33 MA, dt:24.01.2013, in Government Memo 3rd read above, was published in the extraordinary issue of the Telangana Gazette No.153, Dated: 05.08.2023. No objections or suggestions have been received from the public within the stipulated period. It is reported by the Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad that the applicant have remitted conversion / Change of Land Use Charges along with interest of Rs.1,26,61,611/- (Rupees One Crore Twenty Six Lakhs Sixty One Thousand Six Hundred and Eleven Only) i.e., Rs.25,00,000/- vide Challan No.1777, Dt:17.10.2023, Rs.36,61,611/- vide Challan No.1778, dt:17.10.2023, Rs.50,00,000/- vide Challan No.1763, dt.13.10.2023 & Rs.15,00,000/- vide Challan No.1762, dt.13.10.2023. Hence, the draft variation is confirmed.

2. The following notification shall be published in the next issue of Extraordinary Telangana Gazette.

3. The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad shall publish a notice in newspapers as specified in sub-section (4) of Section 15 of HMDA Act, 2008 on or before the date of Gazette Notification and furnish the copies of same to the Government.

NOTIFICATION

In exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Master Plan MDP-2031 issued vide G.O.Ms.No.33 MA, dt:24.01.2013, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.Nos.569/Part, 570/Part and 573/Part of Aliabad (V), Shamirpet (M), Medchal-Malkajgiri District to an extent of Ac 20-34 ½ Gts which is presently earmarked as Agriculture / Conservation use as per the notified Master Plan MDP-2031 issued vide G.O.Ms.No.33 MA, dt:24.01.2013 is now designated as Residential Use **subject to the following conditions:**

1. The applicant shall comply the conditions laid down in G.O.Ms.No.168 MA Dt:07.04.2012 and its amendments.

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2. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
3. If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
4. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the Change of Land Use orders will be withdrawn without any notice.
5. CLU shall not be used as proof of any title of the Land
6. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
7. The Change of land Use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
8. The owners/applicants shall develop the roads free of cost as may be required by the local authority.
9. The applicant has to hand over the 50'0" wide road (western side of the site) to the local body by virtue of registered gift deed at free of cost and also demarcate the same on the ground.
10. The applicant shall submit NOC from Irrigation & revenue dept. not below the rank EE and JC if area any affecting under water body/green buffer at the time of building/development permissions and comply the conditions mentioned in NOC if any.

SCHEDULE OF BOUNDARIES

North : Existing 40 feet wide road which is dividing the site in two parts
and existing layout.
South : 33 feet wide road
East : Vacant land.
West : Vacant land and major (50 feet) road and Sy No. 574 of Aliabad (V).

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

**M.DANA KISHORE
PRINCIPAL SECRETARY TO GOVERNMENT**

To
The Commissioner of Printing, Stationery & Stores Purchase, Hyderabad.
The Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad.

Copy to:

The individual through the Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad
The Special Officer and Competent Authority,
Urban Land Ceiling, Hyderabad. (in name cover)
The District Collector, Medchal-Malkajgiri District.
Sf /Sc.

//FORWARDED BY ORDER//

SECTION OFFICER